

AGENDA  
ZONING REVIEW BOARD  
SEPTEMBER 8, 2005  
6:00 P.M., CITY HALL, COUNCIL CHAMBERS, SECOND FLOOR

**NEW CASES:**

**Z-05-67**-An Ordinance to rezone from the R-3 (Single family Residential) District to the PD-H (Planned Development-Housing) District, property located at **4041 Wieuca Road, N. E.**, fronting approximately 202.97 feet on the north side of Wieuca Road. Georgia 400 borders the property on its eastern boundary. Depth: varies. Area: 2.559 acres. Land Lot 64. 17<sup>th</sup> District, Fulton County, Georgia.

OWNER: MILLS M. BYCE

APPLICANT: JAMES E. RAINS

NPU-B COUNCIL DISTRICT 7

**Z-05-70**-An Ordinance to rezone from the I-2 (Heavy Industrial) District to the MRC-1 (Mixed Residential Commercial) District, property located at **1203 Ellsworth Drive, N.W. and 1182 and 1191 Huff Road, N.W.**, fronting approximately 179.66 feet on the west side of Ellsworth Industrial Drive, approximately 248.69 feet on the north side of Huff Road and approximately 165.58 feet on the east side of Ellsworth Drive, N.W. Depth: varies. Area: 1.376 acres. Land Lots 188 and 191. 17<sup>th</sup> District, Fulton County, Georgia.

OWNER: PETER VON WISMAR/INMAN PARK LOFTS, LLC

APPLICANT: BROCK BUILT, LLC

NPU-D COUNCIL DISTRICT 9

**Z-07-72**-An Ordinance to rezone from the R-3 (Single family Residential) District to the RG-3 (Residential General-Sector 3) District, property located at **3585, 3591 and 3599 Roxboro Road, N.E.**, fronting approximately 212.31 feet on the east side of Roxboro Road and approximately 221.71 feet on the north side of Eulalia Road. Property is located at the northeast intersection of Roxboro and Eulalia Roads. Depth: varies. Area: 1.28 acres. Land Lot 9. 17<sup>th</sup> District, Fulton County, Georgia.

OWNERS: GRACE A GOSSETT C/O LARRY W. DOOLEY

AND LOUISE A. CASH

APPLICANT: GRACE DEVELOPMENT CORPORATION

NPU-B COUNCIL DISTRICT 7

**Z-05-73**-An Ordinance to rezone from the I-1 (Light Industrial) District to the MR-4B (Multifamily Residential-five story, zero-lot line, single family dwellings) District, property located at **312-1045 Culpepper Street, N.W., 1322-1346 Booth Avenue, N.W. and 1321-1337 Fairmont Avenue, N.W.**, fronting approximately 191.35 feet on the south side of Culpepper Street, 396.00 feet on the west side of Booth Avenue and 396 feet on the east side of Fairmont Avenue. Depth: varies. Area: 1.739 acres. Land Lot 188. 17<sup>th</sup> District, Fulton County, Georgia.

OWNER: THA DIN PROPERTIES, INC.

APPLICANT: THA DIN PROPERTIES, INC.

C/O LAUREL DAVID, DILLARD AND GALLOWAY, LLC.

NPU-D COUNCIL DISTRICT 9

6:00 P.M., CITY HALL, COUNCIL CHAMBERS, SECOND FLOOR

**Z-05-74-** An Ordinance to rezone from the RG-2 (Residential General-Sector 2) District to the MR-4A (Multifamily Residential-eight story, multifamily dwellings), property located at **577 Englewood Avenue, S.E.**, fronting 400 feet on the south side of Englewood Avenue. Property located at the southwest intersection of Englewood Avenue and Boulevard Avenue. Depth: varies. Area: 3.143 acres. Land Lot 41. 14<sup>th</sup> District, Fulton County, Georgia.

OWNER: ENGLEWOOD AND BOULEVARD, LLC/KENNETH J. SEITZ

APPLICANT: LIB PROPERTIES, LTD. C/O AMIT BOSE

NPU-Y COUNCIL DISTRICT 1

**Z-05-76-** An Ordinance to rezone from the R-3 (Single family Residential) District to the PD-H (Planned Development-Housing) District, property located at **984, 994 and 1014 Crane Road N.E.**, fronting approximately 359 feet on the north side of Crane Road. Depth: varies. Area: 2.56 acres. Land Lot 8. 17<sup>th</sup> District, Fulton County, Georgia.

OWNERS: LARA SMITH AND MICHAEL SMITH, PAUL B. HANNA,  
MANAGER- C & H ASSOCIATES, LLC.

APPLICANT BEAZER HOMES

NPU-B COUNCIL DISTRICT 7

**Z-05-77-** An Ordinance to rezone from the R-3 (Single family Residential) District to the PD-H (Planned Development-Housing) District, property located at **925, 941, 951,965, 985, 995, 1005 and 1019 Crane Road, N.E.**, fronting approximately 760 feet on the south side of Crane Road. Depth; varies. Area: approximately 5.57 acres.

OWNERS; ALLISON M. CRAWFORD, WILLIAM F. CRAWFORD, WILLIAM  
RUSSELL CARLAN JR., DARREL A. PACE, RONALD W. PORTER,  
JOSE A. FONT VERNARD, WESTON A. MUNDY AND SEYFORA  
MUNDAY, ANDREW FOLIO, JOENE SORENSON DE PLANCHE  
AKA M. JOENE SORENSON, ROY T. CHAPMAN CREDIT SHELTER  
TRUST, ELEANOR W. PRICE, JAMES ANDREW KELLY, MICHAEL  
DAVID KELLY, JOHN HUBERT KELLY AND KATHRYN ANN  
KELLY

APPLICANT: BEAZER HOMES

NPU-B COUNCIL DISTRICT 7

**Z-05-81-** An Ordinance to rezone from the R-3 (Single family Residential) District to the PD-H (Planned Development-Housing) District, property located at **926-964 Crane Road, N.E.**, fronting approximately 419 feet on the north side of Crane Road Depth; varies. Area: approximately 2.23 acres.

OWNERS: ALLISON M. CRAWFORD, WILLIAM F. CRAWFORD, PAUL B.  
HANNA, PEARL M. TUCKER, JAGDEY REKESH PATEL,  
SHILPA RAKESH PATEL, PETER COLLIN FROST

APPLICANT: BEAZER HOMES  
NPU-B COUNCIL DISTRICT 7

**DEFERRED CASES:**

**Z-04-153-**An Ordinance to rezone property from the C-1-C (Commercial Business Conditional) District to the C-1-1 (Commercial Business Conditional) District for purposes of a Site Plan Amendment, property located at **3678 Roswell Road (a.k.a. 3680 Roswell Road) N.W.**, fronting approximately 451 feet on the northwesterly side of Roswell Road, fronting approximately 323 feet on the northwesterly side of Blackland Road and approximately 22 feet on the southwesterly side of Paces Ferry Road. Depth: varies. Area: 1.328 acres. Land Lot 97. 17<sup>th</sup> District, Fulton County, Georgia.

APPLICANT: DEFOOR BUCKHEAD PARTNERS, LLC  
OWNER: SOUTHTRUST BANK AS TRUSTEE UNDER WILL OF H.L.DEFOOR  
BY: CARL E. WESTMORELAND, ESQ.  
NPU-A COUNCIL DISTRICT 8

**Z-05-28** – An Ordinance to rezone from the R-LC-C (Residential Limited Commercial Conditional) District to the C-1 (Community Business) District, property located at **2858, 2860, 2862 and 2870 Piedmont Road, N.E.**, fronting approximately 240 feet on the west side of Piedmont Road and approximately 359 feet north of the intersection of North Hills Drive and Piedmont Road.

Depth: varies. Area: 1.709 acres. Land Lot 60. 17<sup>th</sup> District, Fulton County, Georgia.  
OWNER: MERRITT FAMILY PARTNERSHIP SL LP c/o John Merritt, General Partner  
APPLICANT: MIKE KASHANI  
NPU-B COUNCIL DISTRICT 7

**Z-05-44** – An Ordinance to rezone from PD-OC (Planned Development-Office-Commercial) District to O-I (Office -Institutional) District, property located at **3630 Peachtree Road and 3690 Peachtree Dunwoody Road, N.E. (also addressed as 3700 and 3706 Peachtree Dunwoody Road, N.E.)** fronting approximately 232.40 feet on the north side of Peachtree Road and approximately 648 feet on the west side of Peachtree Dunwoody Road. Property is located at the northwest intersection of Peachtree Road and Peachtree Dunwoody Road. Depth; varies; Area: 3.98 acres; Land Lot 44 17<sup>th</sup> District, Fulton County, Georgia.  
OWNER: MILLENIMUM BUCKHEAD ASSOCIATES, LLC.  
APPLICANT: MILLENIMUM BUCKHEAD ASSOCIATES, LLC.  
NPU-B                                      COUNCIL DISTRICT 7

**Z-05-45** – An Ordinance to rezone from R-3 (Single-family Residential) District to O-I (Office - Institutional) District, property located at **3706 and 3711 Peachtree Dunwoody Road, N.E.** fronting approximately 220 feet on the west side of Peachtree Dunwoody Road and approximately 477 feet north of the intersection of the Peachtree Road and Peachtree Dunwoody Road. Depth; varies; Area: 2.195 acres; Land Lot 44 17<sup>th</sup> District. Fulton County, Georgia.  
OWNER: WIEUCA ROAD BAPTIST CHURCH  
APPLICANT: WIEUCA ROAD BAPTIST CHURCH  
NPU-B                                      COUNCIL DISTRICT 7

**END OF AGENDA**